

MORTGAGE NOTE

\$770,000.00

August _____, 1975

FOR VALUE RECEIVED, the undersigned, ROGER PROPERTIES, INC., a Corporation (hereinafter referred to as the "Maker") hereby promises to pay to the order of GULF LIFE INSURANCE COMPANY, a Florida corporation (hereinafter referred to as the "Payee"), at its offices at Gulf Life Tower, 1301 Gulf Life Drive, Jacksonville, Florida 32207, or at such other place as the holder of this Note from time to time may designate in writing, the principal sum of SEVEN HUNDRED SEVENTY THOUSAND AND NO/100 DOLLARS (\$770,000.00), together with interest thereon from the date hereof at the rate of Nine and Three-quarters Percent (9-3/4%) per annum on the whole amount of said principal sum remaining from time to time unpaid until maturity. Both said principal and interest shall be payable in lawful money of the United States of America which shall be legal tender in payment of all debts and dues, public and private, at the time of payment. The said principal and interest shall be paid on the dates and in the manner as follows:

- (a) Principal and interest to be paid in monthly installments of Six Thousand Eight Hundred Sixty-five and 84/100 Dollars (\$6,865.84) each beginning on the first day of October, 1975, and thereafter on the first day of each month until the first day of September, 2000, on which said date the entire balance of principal and interest then unpaid shall be due and payable; provided, however, that interest from the date hereof to September 1, 1975, on the amount disbursed hereunder at closing shall be paid at closing.
- (b) Each such monthly installment shall be applied first to interest on the unpaid balance of said principal and any remainder thereof to principal.

EXHIBIT